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ANNUAL REPORT

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DEL NORTE COUNTY PLANNING COMMISSION

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COUNTY OF DEL NORTE

Planning Commission

COURTHOUSE

Crescent City, California 95531

J. R. HULBERT, Jr.
Chairman
KENNETH WORCESTER
S. ANDREW McBETH
BENNY BEASLEY
HOMER DALE
DR. W. C. EICHNER
LAVERNE M. NELSON
Consultant

464-2167
464-2323

September 23, 1970

Honorable Board of Supervisors
Courthouse
Crescent City, Calif.

Gentlemen:

The Planning Commission of the County of Del Norte respectively submits herewith its annual report for the year 1969-70 as required by the California State Planning Act.

In the opinion of the Commission, an important step toward adequate planning has been taken this year. In joining with the City and Harbor District for the purpose of creating a full time office of Planning Director, the Director can give his undivided interest in dealing with the planning problems throughout the County. With the adoption of the Sign Ordinance a new tool for the enforcement of better sign control has been placed in his hands.

The next step in updating our ordinances should be the revision of the County Subdivision and Lot Split Ordinances to bring them in line with the latest revisions to the State laws with regards to parcel splits.

The Planning Commission is thankful for the support received from your Honorable Board and for all the able assistance and suggestions from Mr. Harold Del Ponte as ex-officio member from the Board of Supervisors.

The Commission looks forward with appreciation to the continued support of the Board in matters pertaining to planning during the coming year.

Respectfully submitted,

DEL NORTE COUNTY PLANNING COMMISSION

J. R. Hulbert, Jr., Chairman

LaVerne M. Nelson, Consultant

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COVER PHOTO

YUROK DANCERS PERFORM WOLF DANCE DURING INDIAN DAY, CRESCENT CITY, CALIFORNIA

COUNTY OF DEL NORTE
1969-70

BOARD OF SUPERVISORS

Wallace V. Hight, Chairman, Fourth District
Thomas F. McNamara, First District
Bernard McClendon, Second District
John E. Fraser, Third District
Harold Del Ponte, Fifth District

PLANNING COMMISSION

J.R. Hulbert, Jr., Chairman
Dr. W.C. Eichner, Crescent City
Homer Dale, Crescent City
Benny Beasley, Fort Dick
S. Andrew McBeth, Klamath
Kenneth Worcester, Smith River
Supervisor Harold Del Ponte, ex-officio
Joe Creisler, Sanitarian, ex-officio
LaVerne M. Nelson, County Surveyor & Consultant

STAFF

LaVerne M. Nelson, Consultant
Cliff Niesen, Assitant Consultant
Dorothy Sinclair, Secretary
Wm. W. Speer, County Counsel

OFFICE

Room 23, Courthouse, 450 "H" Street, Crescent City
Phone 464-2323

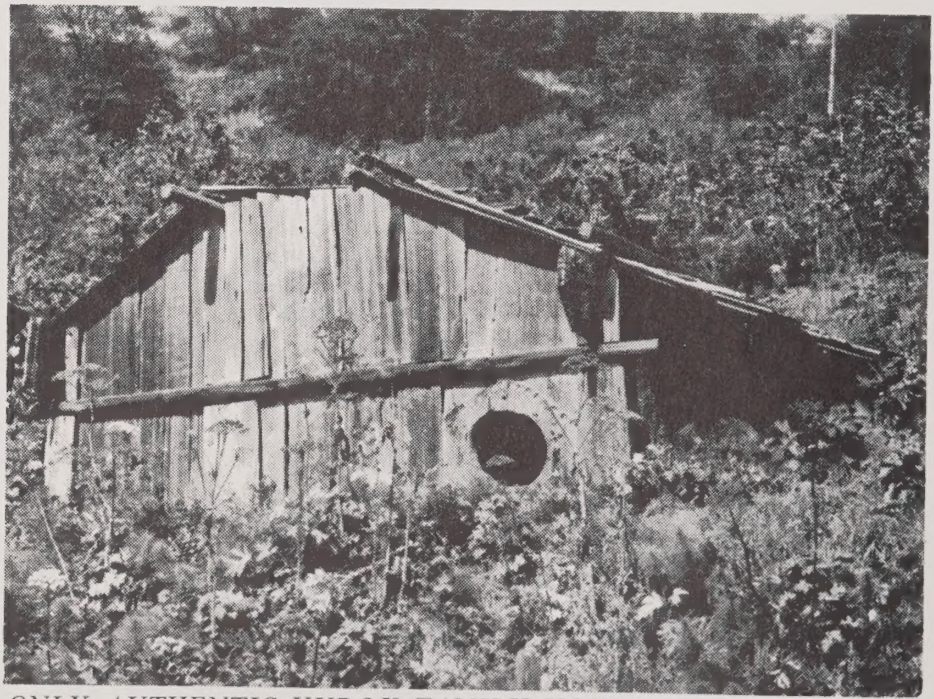
MEETINGS

Regular meetings are held at 8:00 o'clock p.m. on the first Wednesday evening of each month in Room A, Courthouse, Crescent City, California.

BUDGET

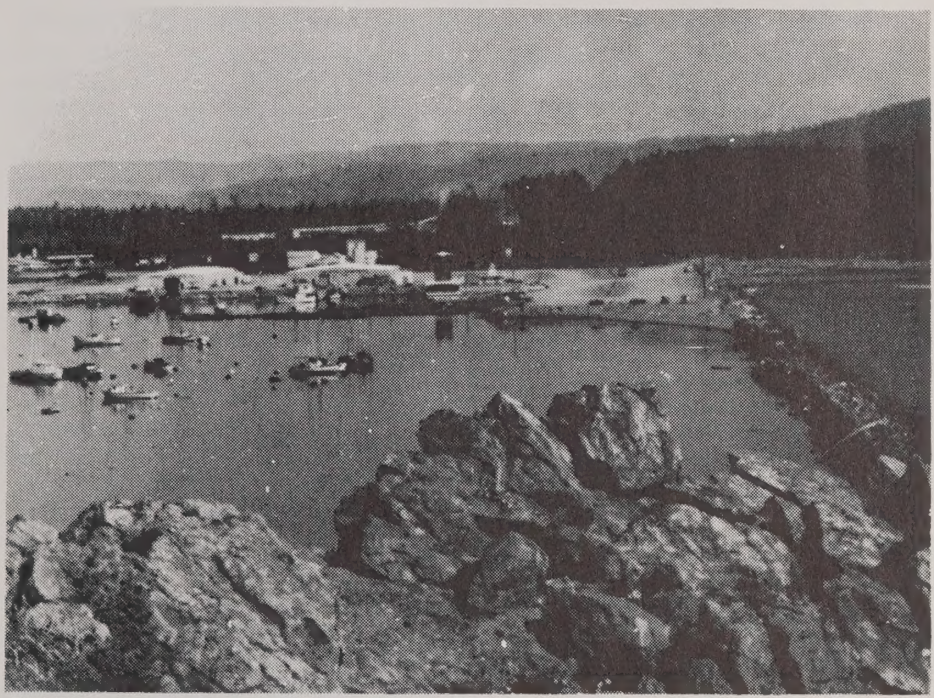
	Expended 1969-70	Allowed 1970-71
SALARIES:		
Permanent Employees	$600.00	$12,948.00
SERVICES & SUPPLIES:		
Office Expense	$463.29	$600.00
Professional & Specialized Services	$4,941.46	
Publications & Legal Notices	$126.72	$1,150.00
Transportation & Travel	$1,861.11	$2,000.00
TOTAL SERVICES & SUPPLIES:	$7,392.58	$3,750.00
Fixed Assets:		$880.00
TOTAL BUDGET	$7,992.58	$17,578.00

FISHING AT THE MOUTH OF THE KLAMATH RIVER



ONLY AUTHENTIC YUROK FAMILY HOUSE IN EXISTENCE ON THE PACIFIC COAST – KLAMATH, CALIFORNIA

FISHING AT THE MOUTH OF THE SMITH RIVER



HARBOR DEVELOPMENTS AT INNER HARBOR, CRESCENT CITY HARBOR DISTRICT

GENERAL

Del Norte County has enjoyed a year of normal activity during the fiscal year of 1969-70, with the bulk of growth activity concentrated in the Crescent City harbor area.

Two new fish plants have commenced operation with an increased activity in the fishing industry. Progress has been made in providing more parking areas and the creation of a new activity area along the sand barrier south of the harbor. New docking facilities and a boat livery have been located along the sand barrier along with a new tourist attraction installed by Undersea Gardens, a firm that also has a similar installation in Newport, Oregon.

Aerial maps prepared during the previous year were used to good advantage during the year for planning studies, preparation of base maps used in rezoning studies, and the formation of several water districts.

ZONING

Several areas were studied for rezoning of which seven were completed. The largest area rezoned was in Smith River. All of the urbanized area of the town was placed in zones ranging from R-1 to C-1, C-2 and C-3, with a small area zoned R-3. One new subdivision was zoned as well as one older subdivision [Meadowbrook Acres.] One new subdivision was tentatively approved and three existing zones were extended or revised.

SUBDIVISIONS

Two tentative maps were filed for subdivisions. Wonder Stump Mobile Home Village consisting of 23 lots and Church Tree Subdivision consisting of 49 lots were given approval of their tentative maps and the final map of Wonder Stump Mobile Home Village was approved and recorded. The Church Tree Subdivison is currently being processed for final approval.

ROADS

The principal road improvement completed this year was a three mile section of four lane freeway just east of Gasquet, which will provide good passing opportunities for motorists traveling on U.S. Highway 199. Several County roads were improved as set forth in the Road Improvement Program. This program has been in effect for two years and is a great aid in selecting those roads which are most in need of improvement. Public hearings were held on two highway routes, one of which is a portion of U.S. Highway 101 between Minot Creek and Wilson Creek, the other being a portion of U.S. Highway 199 from Highway 101 to the Hiouchi Bridge. Results of these public hearings have not been announced.

RECREATION

Recreation development within the County was limited to private installations and improvements in the National Park and State Park. Private installations include the Klamath & Hoppow Valley Railroad, Undersea Gardens, and the riding stables developed near the Trees of Mystery by Fred Wallace. The National Park and State parks continued the planned development of their facilities. The County Parks and Recreation Department had no new developments during the year.

TRAILERS

Use permits for 84 trailers were processed during the year. Of the 84, two were denied. One trailer park was approved for construction in Gasquet and rezoning was requested for installation of a trailer park in Hiouchi.

SIGN ORDINANCE

The sign ordinance was reviewed by a sign committee and several agencies during the year. At year's end the ordinance was approved by the Planning Commission and sent to the Board of Supervisors for approval. The ordinance was prepared in cooperation with the Crescent City Planning Commission and will be used by both City and County in order to have compatible signs throughout the County.

VARIANCES

Two variances were issued. One for Mr. T.O. Highhill for a rear porch enclosure to protect the rear entrance from weather and one for an off-site sign in a C-1 zone for Undersea Gardens, an off-highway tourist attraction.

USE PERMITS

A total of 16 use permits were issued during the year consisting of the following uses.

Concrete Plant - 1
Off-Site Sign - 1
Trailer Park - 3
Home Occupations - 4
Restaurant - 1
Rock Crusher & Quarry - 4
Mining - 1
Church - 1

GENERAL PLAN

In a joint effort with the City of Crescent City and the Crescent City Harbor District, by means of a 701 planning grant, the County has contracted with the firm of Daniel, Mann, Johnson & Mendenhall to update the County General Plan and prepare a housing element as required by State law. Three meetings were held with D.M.J.M. to review the program and set policies and goals on the revised General Plan. A set of aerial photos printed at 1"=100' and 1"=200' were purchased from H.G. Chickering, an aerial mapping firm, as an aid in preparing the General Plans for all three agencies. The project is scheduled for completion in late 1970.

BUDGET

The budget this year is prepared to provide for a full time Planning Director rather than the professional services of the County Engineer acting as a Planning Consultant. The County will take part in hiring a Planning Director who will also provide planning services for the City and the Harbor District in conjunction with his planning duties for the County.

IN CONCLUSION

With the appointment of a Planning Director, it is felt that a more concentrated effort can be made in solving the problems which arise within the planning department during the ensuing year. Due to an increased load in the County Engineer's office, the backlog of planning work increased rather than decreased and it is hoped that the next year will see a reversal of this trend.

PLANS FOR 1970-71

1. Prepare County-wide airport master plan.
2. Prepare new land use and zoning maps.
3. Complete base maps for planning studies.
4. Revise Subdivision Ordinance.
5. Revise Lot Split Ordinance.
6. Rezone areas not properly zoned.
7. Prepare program for better control of mining of sand & gravel on river bars.
8. Coordinate General Plan preparation with D.M.J.M.
9. Prepare second phase of Housing Element.
10. Continue cooperation with other City, County and State agencies with regards to planning.

SUMMARY

Regular Meetings Held	14
Special Meetings Held	6
Public Hearings Held	23
Areas Rezoned	7
Variances - Recommended for approval	2
Denied	0
Miscellaneous Use Permits - Approved	16
Denied & Revoked	2
Trailer Use Permits - Approved	82
Denied	2
Subdivisions - Tentative Maps - Approved	2
Final Maps Approved	1

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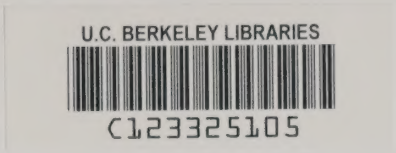

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